GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Tanuku Municipality - Change of land use from Public and Semi public (Park use) zone to Residential land use to an extent of Ac.1.26 cents in R.S.No.191/2A, 2B of Tanuku as applied by Chitturi Sree Venkata Subba Rao & Sri Katta Venkata Rao – Draft Variation – Notification – Confirmation orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.MS.No. 348 **Dated: 22-09-2017**

Read the following:-

1. From the DTCP, AP, Guntur, Lr.Roc.No.3398/2016/R2, Dt.06.10.2016.
2. Govt. Memo No.368334/H1/2016, MA&UD (H1) Dept., Dt.30.01.2017.
3. From the DTCP, AP, Guntur, Lr.Roc.No.3398/2016/ R2, Dt.12.05.2017.
4. Govt. Memo No.11411/I2/2011, MA & UD (I2) Dept., Dt:30.06.2012.
5. Govt.Memo.No.368334/H1/2016, MA&UD (H1) Dept., Dt.22.06.2017.
6. Andhra Pradesh Gazette No.231, Part.I, Dt.23.06.2017.
7. From the DT&CP, A.P.Guntur, Lr.Roc.No.3398/2017/R2, Dt.14.09.2017.

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ORDER:

The Draft variation to the land envisaged in Tanuku Municipality, Tanuku issued in the reference 5th cited was published in the Andhra Pradesh Gazette No.231, Part-I, Dt.23.06.2017 in the reference 6th cited. The Director of Town & Country Planning, AP, Guntur in the reference 3rd read above has reported that, the Commissioner, Tanuku Municipality, Tanuku has informed that the applicant has paid an amount of Rs.20,500/- vide Receipt No.03/2016-17/2874, Dt.16.03.2017 towards Development/ Conversion Charges for the proposed change of land use.

2. The Director of Town & Country Planning, AP, Guntur in the reference 7th read above, has reported that, the Commissioner, Tanuku Municipality, Tanuku has published the draft variation appendix notification one (1) in The Hans India (English version) one (1) in Telugu Daily News Paper (Telugu version) calling for objections/suggestions from the general public. On publication of notification, no complaints/suggestions were received from the public in the matter and requested the Government to take necessary action in the matter. Hence, the draft variation is confirmed.

3. The appended notification will be published in the next issue of the Andhra Pradesh Gazette. i.e., 25.09.2017

[BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH]

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Vijayawada.
The Director of Town and Country Planning, Andhra Pradesh, Guntur.
The Commissioner, Tanuku Municipality, Tanuku, West Godavari District.

Copy to:

The individual through the Commissioner, Tanuku Municipality, Tanuku, W.G. Dist.
The District Collector, West Godavari District.
SF/SC.

//FORWARDED :: BY ORDER//

SECTION OFFICER
(P.T.O.)

APPENDIX
NOTIFICATION

The following variation to the Tanuku General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.480, MA., dated:19-09-2000 proposed to make in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in R.S.No.191/2A & 2B of Tanuku to extent of Ac.1.26 cents and the boundaries of which are as shown in the schedule hereunder and which is earmarked for Public & Semi-Public use in the General Town Planning Scheme (Master Plan) of Tanuku Town, sanctioned in G.O.Ms.No.480, MA Dt:19.09.2000 is now designated for Residential use by variation of change of land use basing on the Council Resolution No:332, dated:31.10.2015 as marked as “A to F” in the revised part proposed land use map bearing G.T.P. Map No.23/2017/R available in the Municipal Office of Tanuku Town, **subject to the following conditions that;**

1. The applicant shall handover the site affected under 40’-0’’ wide Master Plan road to Tanuku Municipality through Registered Gift Deed at free of cost.
2. The applicants shall abide with the conditions imposed by the Irrigation Department.
3. The applicants shall maintain buffer adjacent to Canal Bund as per G.O.Ms.No.119, MA&UD Dept., dated 28.03.2017.
4. The applicants shall furnish LCCs for the total extent.
5. The applicant shall take prior approval from the Competent Authority before commencing any work.
6. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
7. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
8. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
9. The change of land use shall not be used as the proof of any title of the land.
10. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
11. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North	:	Agricultural land (R.S.No.191/1)
East	:	Existing 60’-0’’ wide Master Plan Road (existing 69’-0’’ - 76’-0’’ road)
South	:	Agricultural land (R.S.No.191/3)
West	:	Irrigation Channel Bund.

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER